

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Pinellas County Consortium

State: FL

PJ's Total HOME Allocation Received: \$28,369,431

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:			PJs in State: 29				
% of Funds Committed	90.93 %	91.58 %	17	93.41 %	27	27	
% of Funds Disbursed	84.85 %	81.84 %	13	84.68 %	39	40	
Leveraging Ratio for Rental Activities	5.27	7.09	1	4.72	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	76.62 %	78.82 %	20	80.76 %	22	21	
% of Completed CHDO Disbursements to All CHDO Reservations***	67.35 %	55.62 %	14	68.18 %	39	37	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	82.79 %	75.03 %	12	80.32 %	50	47	
% of 0-30% AMI Renters to All Renters***	22.68 %	37.20 %	20	45.16 %	12	14	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	100.00 %	96.79 %	1	95.04 %	100	100	
Overall Ranking:			In State:	12 / 29	Nationally:	33 37	
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$19,031	\$17,665		\$26,037	732 Units	48.80 %	
Homebuyer Unit	\$12,104	\$18,332		\$14,755	650 Units	43.40 %	
Homeowner-Rehab Unit	\$27,666	\$27,770		\$20,487	117 Units	7.80 %	
TBRA Unit	\$0	\$3,535		\$3,225	0 Units	0.00 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Pinellas County Consortium FL

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$42,760	\$78,708	\$30,867
State:*	\$66,627	\$95,023	\$35,425
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.86

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	78.4	80.3	88.9	0.0	Single/Non-Elderly:	15.0	38.0	24.8	0.0
Black/African American:	13.4	8.3	7.7	0.0	Elderly:	58.1	7.5	31.6	0.0
Asian:	0.1	0.3	0.9	0.0	Related/Single Parent:	15.6	31.5	15.4	0.0
American Indian/Alaska Native:	0.0	0.2	0.0	0.0	Related/Two Parent:	8.3	18.2	21.4	0.0
Native Hawaiian/Pacific Islander:	0.0	0.3	0.0	0.0	Other:	3.0	4.8	6.8	0.0
American Indian/Alaska Native and White:	0.0	0.2	0.0	0.0					
Asian and White:	0.0	0.2	0.0	0.0					
Black/African American and White:	0.0	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.1	0.5	0.0	0.0					
Asian/Pacific Islander:	0.7	0.8	0.0	0.0					
ETHNICITY:									
Hispanic	7.2	9.1	2.6	0.0					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	67.3	39.7	41.9	0.0	Section 8:	25.7	1.2 [#]		
2 Persons:	13.4	27.2	26.5	0.0	HOME TBRA:	0.0			
3 Persons:	8.6	15.7	12.0	0.0	Other:	3.8			
4 Persons:	6.7	11.5	9.4	0.0	No Assistance:	70.5			
5 Persons:	3.7	3.2	7.7	0.0					
6 Persons:	0.1	2.0	1.7	0.0					
7 Persons:	0.1	0.6	0.9	0.0					
8 or more Persons:	0.0	0.0	0.0	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001			117	

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Pinellas County Consortium

State: FL

Group Rank: 33
(Percentile)

State Rank: 12 / 29 PJs

Overall Rank: 37
(Percentile)

Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	76.62	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	67.35	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	82.79	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	100	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	2.46	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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